

PLANNING COMMITTEE

At a meeting of this Committee held on
3 September 2019

(Present) Councillor Gomez-Aspron (Chairman)
Councillors Banks, Burns, Greaves, Grunewald, Jones,
Maloney, McCauley, McDonnell, Pearl and van der Burg

(Not Present) Councillors Bowden, Fulham, Hattersley and L Preston

(Also Present) Councillors D Long and Quinn

22 APPOINTMENT OF CHAIRMAN

- * Resolved that Councillor Burns be appointed as interim Chairman of the meeting pending Councillor Gomez-Aspron's arrival at the meeting.

Councillor Gomez-Aspron here entered the meeting and took the Chair.

23 APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors Bowden, Fulham, Hattersley and L Preston.

24 MINUTES

- * Resolved that the minutes of the meeting held on 23 July 2019, be approved and signed.

25 DECLARATIONS OF INTEREST FROM MEMBERS

No Declarations of Interest from Members were made.

26 PLANNING APPLICATIONS FOR DECISION BY THE COMMITTEE

- * Resolved that the planning application be dealt with as shown below:

P/2019/0294/HAZ

4 Fishwicks Industrial Estate, Kilbuck Lane
Application for Hazardous Substance Consent to
allow for the storage of Cobalt Carbonate Aquatic
Chronic 1 and Cobalt Hydroxide Oxide Aquatic
Chronic 2.

In presenting the application to Members, the Services Manager, Development screened an aerial photograph of the application site. Members were also advised that since publication of the report an additional 14 representations had been received, the contents of the additional representations was summarised for the Committee.

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Two residents appeared before the Committee to present their objections to the Application.

Grant Hazardous Substances Consent subject to the following condition:

1. The hazardous substances shall not be kept or used other than in accordance with the particulars provided on the hazardous substances' application form for P/2019/0294/HAZ, nor outside the area marked for storage of the substances on the plan which formed part of the application (Map of Unit 4 Fishwicks Industrial Estate, Map Serial Number 158811, Production Date: 25/03/2019 09:44:10)

In addition, a letter be sent by the Chairman on behalf of the Committee advising Greater Manchester Fire and Rescue Service of the grant of the Hazardous Substances Consent and substances held on the site.

P/2019/0435/FUL

Daydreams Nursery, 236 Prescott Road

Change of use to Children's Nursery to accommodate up to 60 children and demolition of existing garage

In presenting the application to Members, the Services Manager, Development screened 3D aerial photographs of the application site. Members were also advised that since publication of the report an additional representation had been received.

Councillor Quinn and Councillor D Long appeared before the Committee to present their objections to the application, after which the Applicant appeared before the Committee to present their application.

Grant Planning Permission Subject to the following conditions:

1. The works hereby permitted must be begun within 3 years of the date of this decision notice;
2. The development shall be carried out in accordance with the following application drawings:
 - Location Plan received by the LPA on 12 June 2019;
 - Proposed Site Plan - Drawing No. 19/003 Rev B; and
 - Proposed Floorplans received by the LPA on 19 June 2019;
3. Prior to bringing the first floor of the building into use, a scheme for the provision of 6 cycle stands shall be submitted to and approved in writing by the Council as Local Planning Authority. The scheme shall be implemented as approved before any part of the development is brought into use and shall be retained as such thereafter;
4. Prior to bringing the first floor of the building into use, the owners and occupiers of the site shall appoint a Travel Plan Co-ordinator. The Travel Plan Co-ordinator shall be responsible for the implementation, delivery, monitoring and promotion of a Travel Plan, including the day-to-day management of the steps identified to secure the sustainable transport initiatives. The details (name, address, telephone number and email address) of the Travel Plan Co-ordinator shall be notified to the Council as Local Planning Authority upon appointment and immediately upon any change;
5. Within 3 months of the first floor of the building being first used as part of the nursery a Travel Plan shall be submitted to and approved in writing by the Council as Local Planning Authority. The Plan shall include immediate,

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continuing and long-term measures to promote and encourage alternative mode of transport to the single-occupancy car.

For the avoidance of doubt, the Travel Plan shall include, but not be limited to:

- i. Involvement of employees;
- ii. Information on existing transport policies, services and facilities, travel behaviour and attitudes;
- iii. Access for all modes of transport;
- iv. Targets for mode share;
- v. Resource allocation including Travel Plan Co-ordinator and budget
- vi. Appropriate measures and actions to reduce car dependence and encourage sustainable travel;
- vii. An action plan including a timetable for the implementation of each such element of h above; and
- viii. Mechanisms for monitoring, reviewing and implementing the travel plan.

The Approved Travel Plan shall be implemented in accordance with the timetable contained therein and shall continue to be implemented as long as any part of the development is occupied and in use.

An annual report shall be submitted to the Council no later than 1 month following the anniversary of the first occupation of the development for a period of 5 years. The annual report shall include a review of the Travel Plan measures, monitoring data and an updated action plan.

6. The number of children attending the development hereby approved shall not exceed 60 at any one time;
7. Prior to bringing the first floor of the building into use, a scheme for the widening the access and egress to 5m, including the provision of advisory in/out/no entry signage, in order to regularise the drop off/pick up facility shall be submitted to and approved in writing by the Council as Local Planning Authority. The approved scheme shall subsequently be implemented before the first floor is used for the purposes hereby permitted and retained thereafter; and
8. Prior to first bringing the first floor into use, a scheme of hard landscaping and boundary treatment adjacent to 1A Grosvenor Road, following the demolition of the garage, shall be submitted to and approved in writing by the Council as Local Planning Authority.

The approved details shall be implemented, and the parking bays marked out as shown on approved drawing number 19/003 Rev B referred to in condition two prior to first use of the first floor and retained thereafter. The parking bays and circulation areas should be made available for those purposes thereafter and shall not be used in a manner that prevents the parking of vehicles.

In addition, a letter be sent by the Chairman on behalf of the Committee to Merseyside Police Service requesting that the parking issues in this area, particularly of vehicles causing an obstruction to pedestrians be addressed by way of enforcement.

27 CURRENT PLANNING APPEALS

A report was submitted which informed Members of the current position with regard to the planning appeals that were pending or had recently been concluded.

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* Resolved that:

- (1) the report be noted; and
- (2) future reports on current planning appeals be marked to indicate the appeals for applications which had been previously been considered and determined by the Committee.

28 PLANNING APPLICATIONS DETERMINED UNDER DELEGATED POWERS

A report was submitted which informed Members of planning applications determined under delegated powers.

* Resolved that the report and update be noted.

29 CURRENT ENFORCEMENT CASES

A report was submitted which informed Members on the current position with regard to enforcement cases.

* Resolved that:

- (1) the report be noted; and
- (2) an update be provided to the Committee regarding the following enforcement cases:
 - PLAN/ENF/11432 – 3 Owen Road, Rainhill; and
 - PLAN/2/589 – Land Adjacent to Waterworks Drive, Newton-le-Willows.